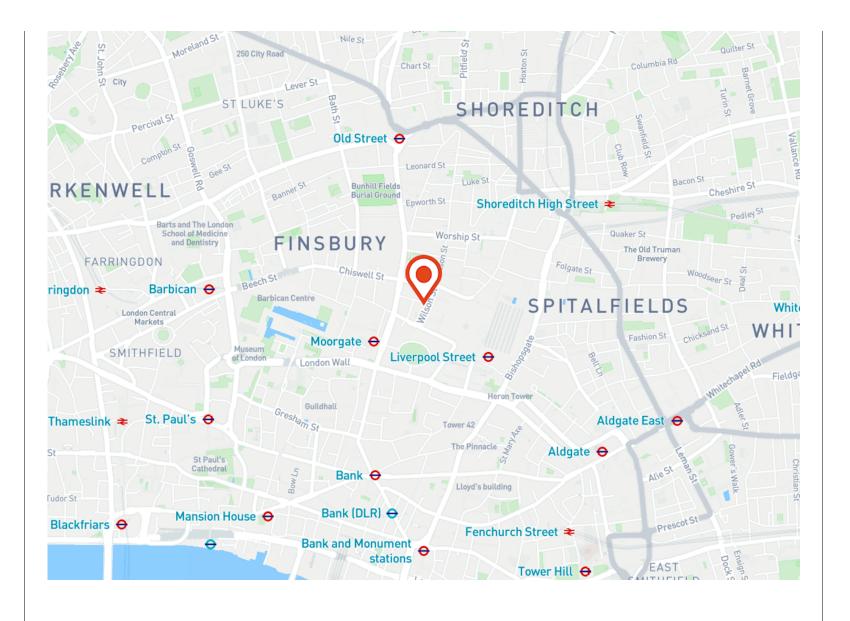


Shoreditch Wilson's Corner 23 Wilson Street EC2M 2TE

Best in Class Refurbished Building Available For Rent Adjacent to Broadgate - in Close Proximity to Liverpool Street, Moorgate & Old Street



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**For Rent** 2,113 ft<sup>2</sup>

#### **Amenities**

- Refurbished Building
- 20 desks in situ, 2 meeting rooms and 1 2x person phone booth
- **-** Exposed concrete ceilings
- Superb natural daylight
- Generous floor to ceiling height
- **–** Brand new air conditioning
- **–** Raised floors
- LED Lighting

#### **Description**

A unique opportunity to acquire this brand newly refurbished selfcontained building located in close proximity to The City & Shoreditch.

The building is arranged over G&LG and 6 upper floors and is being fully refurbished to provide exposed concrete ceilings, fully accessible raised access flooring, modern suspended LED lighting & airconditioning.

Occupying a prominent corner position at the junction of Wilson Street & Lackington Street, the property benefits from two elevations of floor to ceiling windows providing an abundance of natural daylight.

The floors have very generous floor to ceiling heights throughout and the building boasts a large roof terrace on level 7.

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#### Content

Watch the film



View on Website



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### Floor Areas & Outgoings

The accommodation comprises of the following

Floor/Unit	Description	sq ft	Rent (sq ft)	Rates Payable	Service charge	Total month	Total year	Availability
6th	-	1,743	£77.50	On Application	£14.89 /sq ft	£13,419.65	£161,035.77	Under Offer
5th	-	1,832	£75	On Application	£14.89 /sq ft	£13,723.21	£164,678.48	Let
4th	Fully-Fitted	2,113	£79.50	On Application	£14.89 /sq ft	£16,620.51	£199,446.07	Available
3rd	-	2,116	£77.50	£22 /sq ft	£14.89 /sq ft	£20,170.77	£242,049.24	Let
2nd	-	2,116	-	On Application	£14.89 /sq ft	£2,625.60	£31,507.24	Let
lst	-	2,017	£65	On Application	£14.89 /sq ft	£13,428.18	£161,138.13	Let
Ground	-	828	£62.50	On Application	£14.89 /sq ft	£5,339.91	£64,078.92	Available
Lower Ground	-	911	£37.50	On Application	£14.89 /sq ft	£3,977.27	£47,727.29	Available

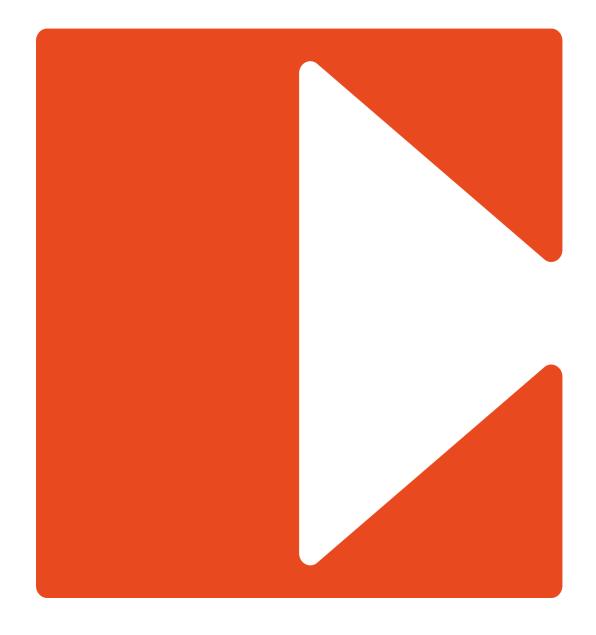
#### Contact Us

All appointments to view must be arranged via sole agents, Compton, through —

Sonia Oberoi so@compton.london +44 (0) 7483 882 598

Shaun Simons ss@compton.london 07788 423131

Samantha-Jo Roberts sr@compton.london 07704343032



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